

Market Analysis By County: Dallas County

Property Type	Closed Sales*	YoY%	Dollar Volume	YoY%	Average Price	YoY%	Median Price	YoY%	Price/Sqft	YoY%	DOM	New Listings	Active Listings	Pending Sales	Months Inventory	Close To OLP
<b>All(New and Existing)</b>																
Residential (SF/COND/TH)	2,594	7.5%	\$945,881,927	17.5%	\$364,642	9.4%	\$245,000	9.4%	\$157	9.0%	32	3,226	4,735	2,278	2.2	98.5%
YTD:	10,178	-0.1%	\$3,407,847,218	11.4%	\$334,825	11.5%	\$229,000	14.5%	\$148	10.5%	35	14,534	4,373	11,155		98.0%
Single Family	2,137	7.3%	\$802,443,223	14.3%	\$375,500	6.5%	\$249,950	9.2%	\$150	6.9%	30	2,711	3,882	1,909	2.2	98.5%
YTD:	8,461	0.4%	\$2,931,096,887	11.0%	\$346,424	10.6%	\$230,000	12.2%	\$143	10.5%	35	12,118	3,534	9,306		98.0%
Townhouse	163	16.4%	\$47,940,093	20.2%	\$294,111	3.3%	\$253,000	-6.3%	\$156	6.7%	33	160	289	112	2.6	99.9%
YTD:	562	10.2%	\$167,774,558	16.2%	\$298,531	5.4%	\$268,000	5.1%	\$153	7.4%	34	772	294	608		98.3%
Condominium	291	2.8%	\$94,549,323	49.9%	\$324,912	45.8%	\$213,500	24.1%	\$208	23.2%	45	355	564	257	2.4	97.6%
YTD:	1,151	-7.7%	\$307,483,438	12.9%	\$267,145	22.3%	\$187,500	14.3%	\$186	13.0%	36	1,644	545	1,241		97.5%
<b>Existing Home</b>																
Residential (SF/COND/TH)	2,390	5.7%	\$838,701,983	17.0%	\$350,921	10.7%	\$240,000	11.6%	\$155	9.3%	28	2,961	3,973	2,070	2.0	98.6%
YTD:	9,408	-1.9%	\$3,011,685,076	9.8%	\$320,120	11.9%	\$220,838	15.6%	\$146	10.7%	32	13,141	3,613	10,149		98.0%
Single Family	1,976	5.7%	\$714,666,011	13.9%	\$361,673	7.7%	\$245,000	9.4%	\$149	7.1%	27	2,497	3,345	1,738	2.0	98.7%
YTD:	7,829	-1.4%	\$2,590,457,591	9.3%	\$330,880	10.8%	\$225,000	13.6%	\$141	10.7%	31	11,022	3,001	8,486		98.1%
Townhouse	135	9.8%	\$37,370,106	12.3%	\$276,816	2.3%	\$245,000	5.4%	\$150	6.1%	19	142	164	96	1.7	99.8%
YTD:	482	6.9%	\$139,212,496	15.5%	\$288,823	8.0%	\$251,000	12.6%	\$149	9.1%	27	629	152	504		98.2%
Condominium	277	3.0%	\$86,038,249	53.6%	\$310,607	49.2%	\$207,300	27.2%	\$203	24.3%	43	322	464	236	2.0	97.6%
YTD:	1,094	-8.9%	\$280,896,470	11.4%	\$256,761	22.3%	\$179,900	12.5%	\$182	13.1%	34	1,490	459	1,159		97.4%
<b>New Construction</b>																
Residential (SF/COND/TH)	204	33.3%	\$107,062,072	21.8%	\$524,814	-8.7%	\$360,000	-10.0%	\$178	1.9%	75	265	762	208	5.3	97.0%
YTD:	770	29.0%	\$396,058,117	26.1%	\$514,361	-2.3%	\$364,740	-8.8%	\$171	2.9%	76	1,393	760	1,006		96.9%
Single Family	161	32.0%	\$87,754,653	18.2%	\$545,060	-10.5%	\$324,164	-24.7%	\$166	2.0%	69	214	537	171	4.5	96.4%
YTD:	633	28.7%	\$341,055,709	26.3%	\$538,793	-1.9%	\$354,990	-15.8%	\$163	4.5%	78	1,096	533	820		96.5%
Townhouse	28	64.7%	\$10,548,849	60.3%	\$376,745	-2.7%	\$384,962	6.9%	\$184	2.4%	98	18	125	16	8.8	100.3%
YTD:	80	35.6%	\$28,542,645	19.7%	\$356,783	-11.7%	\$368,500	-0.6%	\$178	-5.8%	75	143	141	104		99.4%
Condominium	15	7.1%	\$8,858,464	25.7%	\$590,564	17.3%	\$400,000	-1.8%	\$298	9.3%	99	33	100	21	10.7	97.2%
YTD:	57	23.9%	\$26,546,732	31.0%	\$465,732	5.7%	\$405,000	8.0%	\$248	1.6%	65	154	85	82		98.3%

\* Closed Sale counts for most recent 3 months are Preliminary.